

QA-177
Kings Town Tavern
Kings Town
Private

circa 1820's

The Kings Town Tavern is the earliest surviving building in this small Chester River town. It dates to the second quarter of the 19th century, with one early addition, but has undergone numerous renovations and additions since, including a mansard roof added in the late 19th century. Surprisingly, much of the early interior trim has survived, including an unusual closed-string stair and a large, late-Federal mantel.

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC

Kingstown Tavern, Riverside Hotel

AND/OR COMMON

2 LOCATION

STREET & NUMBER

Southwest side of Route 213 (Chesapeake Beach Road)

CITY, TOWN

Kingstown

VICINITY OF

CONGRESSIONAL DISTRICT

1st

STATE

Maryland

COUNTY

Queen Anne's

3 CLASSIFICATION**CATEGORY**☐ DISTRICT☒ BUILDING(S)☐ STRUCTURE☐ SITE☐ OBJECT**OWNERSHIP**☐ PUBLIC☒ PRIVATE☐ BOTH**PUBLIC ACQUISITION**☐ IN PROCESS☐ BEING CONSIDERED**STATUS**☒ OCCUPIED☐ UNOCCUPIED☐ WORK IN PROGRESS**ACCESSIBLE**☒ YES: RESTRICTED☐ YES: UNRESTRICTED☐ NO**PRESENT USE**☐ AGRICULTURE☐ MUSEUM☐ COMMERCIAL☐ PARK☐ EDUCATIONAL☒ PRIVATE RESIDENCE☐ ENTERTAINMENT☐ RELIGIOUS☐ GOVERNMENT☐ SCIENTIFIC☐ INDUSTRIAL☐ TRANSPORTATION☐ MILITARY☐ OTHER:**4 OWNER OF PROPERTY**

NAME

Frank T. Hogans

Telephone #:

STREET & NUMBER

CITY, TOWN

Rock Hall

VICINITY OF

STATE, zip code

Maryland 21661

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,

REGISTRY OF DEEDS, ETC.

Queen Anne's County Courthouse

Liber #: MWM 149

Folio #: 500

STREET & NUMBER

Courthouse Square

CITY, TOWN

Centreville

STATE

Maryland

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

DATE

☐ FEDERAL ☐ STATE ☐ COUNTY ☐ LOCALDEPOSITORY FOR
SURVEY RECORDS

CITY, TOWN

STATE

7 DESCRIPTION

QA-177

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED
<input checked="" type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Kingstown Tavern is located on the southeast bank of the Chester River across from Chester Town. It stands on a triangular piece of land formed by the river, the old Chestertown Road to the south and Route 213 on the east and north.

This large brick building was constructed in two stages, both in the second quarter of the 19th century. Major alterations were made in the post-Civil War period, and further renovations and additions have occurred in the 20th century.

The original building was five bays wide, 2 1/2 stories high and one room deep, with single flush chimneys at each end of a steeply pitched gable roof.

The two facades were nearly identical, with centrally located doors flanked by two 6/6 windows on the first floor and five 6/6 windows on the second floor. The center second floor window was evidently enlarged to serve as a door to a later two story porch, but the porch has been removed and the door changed back to a window. Most of the windows

CONTINUE ON SEPARATE SHEET IF NECESSARY

CONTINUATION SHEET

7.1 DESCRIPTION

have been changed to 1/1 sash. The brickwork is laid in five-course and common bond with a three-course corbeled cornice and a rough granite foundation. The northeast gable is completely covered by the early brick addition; the first floor of the southwest gable is covered by a 20th century wing. A door to the left of the chimney on this gable now opens into the wing. Two 1/1 windows flank the chimney on the second floor.

The interior of the original house has been altered considerably, but much of the original trim has survived. The floor plan is a center passage flanked by a single room on each side. The stair rises against the southwest wall of the hall to a landing on the river facade, then turns to rise to the second floor. It is a closed string stair with turned newels, plain rail and square balusters. The carriage piece is heavily molded, dominated by a steep Greek ogee and astragal. A simple panel mold occurs on the paneling below the soffit. The front door and the interior doors have paneled soffits and jambs and Greek Revival architraves with bullseye corner blocks. The windows have splayed jambs and Greek Revival architraves; the baseboard is rabbeted.

CONTINUATION SHEET

7.2 DESCRIPTION

One original mantel survives in the first floor northeast parlor. It is a large, late Federal surround with reeded Greek pilasters, paneled side blocks and reeded center block below a complex molded shelf that breaks forward above all three blocks.

The original building probably dates to the late 1820's or 1830's. Later in the second quarter of the 19th century it was expanded to the northeast, allowing one additional room on each floor. The seam between the two buildings is keyed together in a staggered joint but is nonetheless visible on close examination. The first floor of this section is covered on the river facade and the northeast gable by 20th century additions. On the river facade, a door in the southwest bay opens on to a 2nd floor porch, with a single 1/1 window to the left. On the land facade, there is a door in the center with a single 6/6 window to the right on the first floor and two 1/1 windows on the second floor. The northeast gable is covered with modern siding above the modern one story addition.

Later in the 19th century the original pitched gable roof was removed and an awkward, steeply pitched mansard roof was added, allowing more room on the third floor. The interior of the third floor has been

CONTINUATION SHEET

7.3 DESCRIPTION

totally renovated in recent years, obliterating any remaining evidence of the original roof.

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

The Kingstown Tavern is the earliest surviving building in this small Chester River town. It dates to the second quarter of the 19th century, with one early addition, but has undergone numerous renovations and additions since, including a mansard roof added in the late 19th century. Surprisingly, much of the early interior trim has survived, including an unusual closed-string stair and a large, late-Federal mantel.

The lot on which the building stands can be traced back in its present form to 1820, when William Primrose bought several lots from Ezekiel Forman, paying \$150 for one lot and \$50 each for at least two other lots.⁽¹⁾ Forman had inherited the land through the will of Thomas Marsh, who died in 1782 and left "all my houses and lots in Kings Town" to his daughter, Ann Forman. He specified that following her death the land

CONTINUE ON SEPARATE SHEET IF NECESSARY

CONTINUATION SHEET

8.1 STATEMENT OF SIGNIFICANCE

should go to his grandson, Joseph Forman, and if default then to his grandson Thomas Marsh Forman or by another default to his grandson William Forman.⁽²⁾

It is unclear which member of the Forman family survived to inherit the land, but Ezekiel Forman notes in the 1820 deed that he inherited the land from Thomas Marsh.⁽³⁾

Marsh is recorded in the deed books as the purchaser of three lots in Kingstown between 1744 and 1750, all facing the Chester River. It seems certain that these three lots formed the core of the land later sold by Forman, but it is curious that ^{the} irregular shaped lots sold in 1820 bear no resemblance to the original square town lots purchased by Marsh. Of the three lots bought by Marsh, two (lots 4 and 5) were purchased from John Dempster in 1744 for 1400 pounds of tobacco.⁽⁴⁾ The third (lot No.3), including "all that messuage, tenement, houses and Lott" was purchased in February 1750 from Peter Maxwell, Joyner, for £75.⁽⁵⁾

William Primrose made the final payment of \$77 to Forman in May of 1822⁽⁶⁾, and sometime in the following decade is believed to have constructed the large brick building known as the Tavern. Frederick Emory, in

CONTINUATION SHEET

8.2 STATEMENT OF SIGNIFICANCE

his history of the county, notes that

....As late as 1835 the County Court of Queen Anne's granted a license to William Primrose to keep an "ordinary" at Kingston or Kingstown, where Anne Quimby had a ferry in 1815.... (7)

The property remained in the Primrose family until 1885, when Thomas Q. Primrose mortgaged the property to Elizabeth Curry of Baltimore. (8) In 1896 the property was conveyed to Margaret P. Wright (9) and in 1906 was sold to Thomas Skipper. (10) In his will, probated in August 1914, Thomas Skipper devised the "Riverside Hotel" property to his wife Sarah. (11) The property remained in the possession of Thomas Skipper's descendants until 1943, when it was sold to George E. Kellas and his wife Catherine. (12) In 1967 George Kellas transferred ownership to Kellas Incorporated. (13)

Footnotes

(1) Plat and Indenture of "Kingstown Lots",
Hall of Records.

(2) Wills, Liber TW 1, folio 102. Last Will and
Testament of Thomas Marsh, executed February 3, 1776.
Probated February 7, 1782.

(3) See footnote 1, above.

(4) Deeds, Liber RT #c, folio 50. March 29, 1744.

(5) Deeds, Liber RT #C, folio 490. February 7, 1750.

(6) See footnote 1, above.

(7) Emory, p. 57.

(8) Deeds, Liber SCD 6, folio 348. August 1, 1885.
For Primrose family transactions, see SED 2, folio 412
(July 27, 1863), and the will of Thomas Primrose, Wills
Liber STH 1, folio 77.

(9) Deeds, Liber WHC 5, folio 93. August 26, 1896.

(10) Deeds, Liber SS 1, folio 226. April 11, 1906.

(11) Wills, Liber RWT 2, folio 365. Also see Deeds
Liber WFW 6, folio 501 (September 5, 1914); WFW 8,
folio 161 (January 26, 1915): and plat in WFW 2, folio 36.

(12) Deeds, Liber ASG Jr. 7, folio 195. January 18, 1943.

(13) Deeds, Liber CWC 28, folio 169. April 27, 1967.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY _____

VERBAL BOUNDARY DESCRIPTION

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE

COUNTY

STATE

COUNTY

11 FORM PREPARED BY

NAME / TITLE

Orlando Ridout V, Historic Sites Surveyor

ORGANIZATION

Queen Anne's County Historical Society

DATE

9/18/80

STREET & NUMBER

TELEPHONE

CITY OR TOWN

Centreville

STATE

Maryland

Field Notebook QA-X; Recorded July 10, 1979.

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

The Survey and Inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

RETURN TO: Maryland Historical Trust
The Shaw House, 21 State Circle
Annapolis, Maryland 21401
(301) 267-1438



QA-177
Kingstown
Tavern

Mary McCarthy
Spring/Summer 2003
Digital color photo on file at MHT





QA-177

Kings Town Tavern
Kings Town, Maryland
Orlando Ridout V 1980
River facade

King Town Tavern
Orlando Ridout V
water facade

circa 1820's w/ northeast
section added c. 1830's
interior roof c. 1870-1900



QA-177

Kings Town Tavern
Kings Town, Maryland
Orlando Ridout V 1980
Front Facade

42/4
3 3/4 - 5 3/16
156k

Kings Town Tavern
Orlando Ridout V

front facade

main: 1844 c. 1820's (see map
to left). enlarged to jump to right
west ~~front~~ c. 1830's.
newport and c. 1830-1850.